



FOR LEASE ± 100,121 SF | DIVISIBLE

600 APGAR DRIVE

SOMERSET, NJ 08873

CALL FOR PRICING



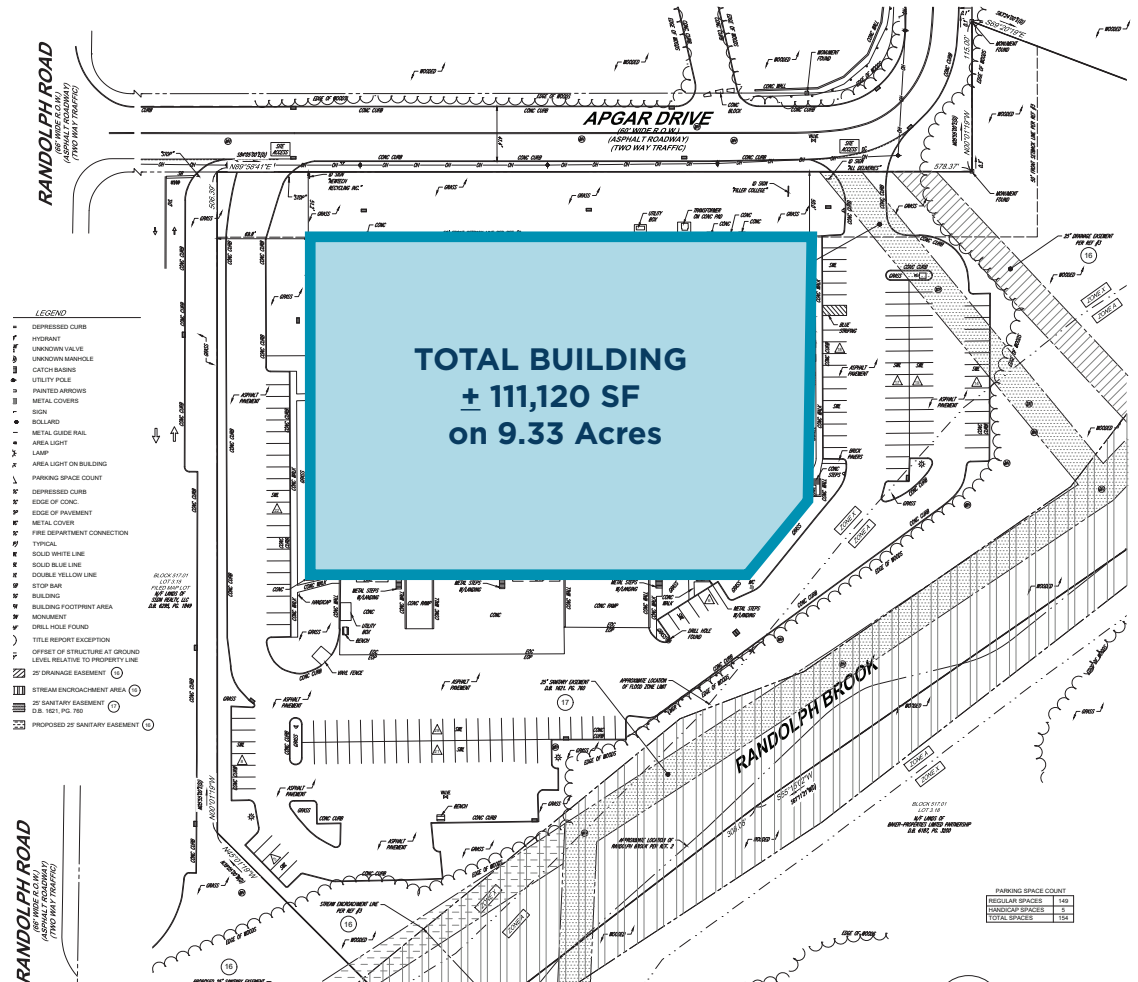
**CUSHMAN &
WAKEFIELD**

600 APGAR DRIVE

SOMERSET, NJ 08873

PROPERTY HIGHLIGHTS | SITE PLAN

Total Size	± 111,120 on 9.33 Acres
Total Available	± 100,121 SF (Divisible in Units of): <ul style="list-style-type: none"> • 46,870 SF • 44,498 SF
Total Office Space	± 17,500 SF
Ceiling Height	32' Clear
Loading	<ul style="list-style-type: none"> • 7 Loading Docks (Expandable to 12) • 4 Drive-in Doors
Column Spacing	48' x 50'
Power	<ul style="list-style-type: none"> • (4) 250 Amps • (1) 400 Amps
Sprinkler System	ESFR
Parking	<ul style="list-style-type: none"> • 20 Trailers • 148 Cars
Available	Q4 2024
Asking Lease Rate	Call for Pricing



JOIN CORPORATE NEIGHBORS

- Amazon
- Nissan North America
- Promotion In Motion
- Ferrero U.S.A.
- Poland Spring

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FLOOR PLAN | \pm 100,121 SF (DIVISIBLE)

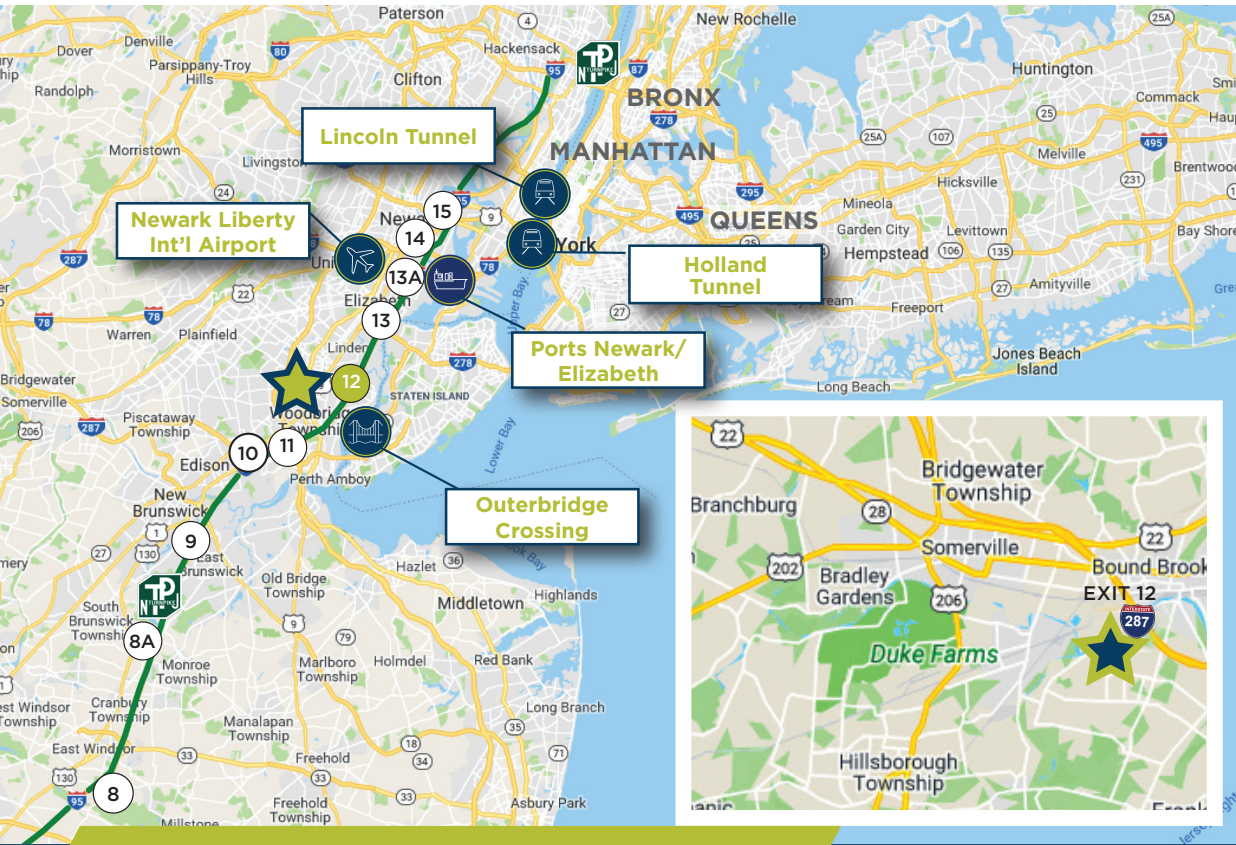


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LOCATION

○ NJ Turnpike Exits



**ROUTE 287,
EXIT 12**
5 MILES



**NEW JERSEY
TURNPIKE, EXIT 10**
15 MILES



**ROUTE 78 ALTERNATE
TOLL-FREE ACCESS**
17.8 MILES



**PORTS NEWARK/
ELIZABETH**
35 MILES



**HOLLAND
TUNNEL**
41 MILES



**LINCOLN
TUNNEL**
45 MILES



**OUTERBRIDGE
CROSSING**
20 MILES



**STATEN
ISLAND**
26 MILES



**NEWARK LIBERTY
INT'L AIRPORT**
32 MILES



MANHATTAN
47 MILES



**GEORGE
WASHINGTON BRIDGE**
51 MILES

FOR MORE INFORMATION, CONTACT:

CHARLES FERN
+1 732 243 3101
chuck.fern@cushwake.com

JASON BARTON, SIOR
+1 732 243 3104
jason.barton@cushwake.com

JACK WINGE
+1 732 243 3114
jack.winge@cushwake.com

99 Wood Avenue South, 8th Floor, Iselin, NJ 08830 | +1 732 623 4700
One Meadowlands Plaza, 7th Floor, East Rutherford, NJ 07073 | +1 201 935 4000 cushmanwakefield.com

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